



**Jim Doyle, Governor**  
**Mary P. Burke, Secretary**

## Wisconsin Department of Commerce, Bureau of PECFA

### Bid Document

#### SECTION 1 - Scope of Work

The Bureau of PECFA is seeking competitive bids to perform remedial services for a petroleum release from a regulated petroleum product storage tank system. This bid is for a specified work scope. The site upon which bids are being solicited is:

**Bid Round: 46**

**Comm #: 53593-9470-88**

**BRRTS #: 03-13-187588**

**Site Name: Erfurths Citgo**

**Site Address: 1688 Washington St, Mount Vernon, WI 53593**

**Site Manager: Ted Amman**

**Address: 3911 Fish Hatchery Rd**

**City, State Zip: Fitchburg, WI 53711-5367**

**Phone: 608-275-3332**

**e-mail: [mailto: theodore.amman@wisconsin.gov](mailto:theodore.amman@wisconsin.gov)**

**Bid Manager: Ralph N. Smith**

**Address: P.O. Box 8044**

**City, State Zip: Madison, Wisconsin 53708-8044**

**Phone: (608) 261-6543**

**e-mail: [mailto: Ralph.Smith@Wisconsin.Gov](mailto:Ralph.Smith@Wisconsin.Gov)**

<b>Bid-Start Date:</b>	<b>November 20, 2006</b>
<b>Questions must be received by (See Section 2 (B)):</b>	<b>December 04, 2006, 4:00 PM</b>
<b>Responses will be posted by (See Section 2 (B)):</b>	<b>December 22, 2006</b>
<b>Bid-End Date and Time:</b>	<b>January 05, 2007, 4:00 PM</b>

The case file, including report(s) and other pertinent information upon which bids are being sought, are available for review at the Site Manager's location listed above. Please contact the Site Manager for an appointment to review the file.

Copies of report(s) and other pertinent information are available for purchase at the location listed below. If pertinent information is not available, please contact the Site Manager.

**Action Legal-Madison, 1 E. Main Street, Madison, WI 53701**

**Phone: (608) 663-1041**

**Fax: (608) 663-1045**

## **SECTION 2 – Site-Specific Bid Requirements**

### **A) Bid Manager Comments**

#### **1) General Comments:**

In Spring of 2004, following heavy rains, water accumulated in the basement of a house at 8639 Davis Street in Mt Vernon. Along with the water, the owner noticed a strong gasoline odor. Upon checking the basement, they found gasoline floating on the water. They called the local fire department, who responded and then ordered the electricity to the house shut off and the LP gas line disconnected. The owner was forced to move out, hire an environmental cleanup contractor to pump the gas and water mixture out of the basement.

When the owner returned to the home in early June, water was no longer accumulating in the basement but gasoline vapors persisted. The owner then contacted the Department of Health and Family Services and the Department of Natural Resources for assistance. In August, 2004, the Department of Natural Resources hired a firm to conduct a limited soil and groundwater investigation in the vicinity of the affected residence on Davis Street. Groundwater was found to be 11-12 feet below ground surface. No source of gasoline was found on the lot or adjacent to the lot at 8639 Davis Street but contaminated groundwater was found at several locations in the area.

A gas station operated for many years (1930s until 1999) on the northwest corner of STH 92 and Davis Street in Mt Vernon. This station is approximately 175 feet north of the house on Davis street with gasoline and vapor problems in the basement. A site investigation was conducted at the station in 1999 after it closed. The investigation concluded that groundwater flow was to the northwest. This conflicted with local topography and the location of Mt Vernon Creek, both of which suggested groundwater flow should be to the south or southeast. Consequently, DNR began a second investigation to confirm groundwater flow direction. Four monitoring wells were installed in the vicinity of the affected residence on Davis Street. The results of that groundwater investigation confirmed that groundwater flow is to the southeast and the former Citgo Station located on the northern corner of STH 92 and CTH G is upgradient and most likely the source of gasoline product and vapors in the home at 8639 Davis Street.

In 2006, a PECFA funded investigation using direct push technology further defined the extent of contamination in soil and groundwater. During that investigation, a previously unknown UST was discovered in front of the former gas station. That UST was removed in August 2006. It was a very old (riveted) tank and had several holes in the bottom. Soil under the tank was highly contaminated and we now consider that tank as the probable source of the gasoline in the basement of the home on Davis Street. In addition, several inches of free product gasoline was discovered in one of the previously installed monitoring wells.

2) Minimum Remedial Requirements:

The purpose of the scope of work under this bid is to better define the extent of groundwater contamination by installing additional monitoring wells and a piezometer. The work will be performed in two phases, as will the cost cap approvals.

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Phase 1:

Compile a base map that shows all the existing monitoring wells, all the installed historical soil borings, and estimates for all the property boundaries for the area shown on Figure 1 in the September 18, 2006 Additional Investigation Results report submitted by Northern Environmental. The base map shall be provided at a scale appropriate for an 11"X 17" presentation. Note that the borings shown by Northern Environmental are only those that they installed. The base map for this phase of work shall include all historical soil boring locations, so the consultant will need to review the DNR case file.

Survey the existing monitoring well network to the USGS datum, and correct all the historical water level measurements to that datum. Provide a summary table of the corrected historical water levels.

Provide clearance for all the planned well installations under the phase 2 portion of this bid work scope. This will include ROW (right-of-way) notifications and/or may require off-site property access agreements. Variations from the locations indicated in the phase 2 portion of the bid will require approval from the DNR project manager, and that communication is considered part of the phase 1 work.

To facilitate a timely conclusion of the phase 1 work, the consultant performing it shall submit a letter report providing the results of the phase 1 work within 45 days after executing a contract with the responsible party. The DNR project manager shall determine whether the phase 1 work is complete. When determined to be complete, Commerce will issue a bid cost cap approval for the phase 2 work.

Phase 2:

Install five NR 141-compliant groundwater monitoring wells and a piezometer at the locations described below. Please reference the figure included with this bid for the approximate locations. For the purposes of the bid, bidders shall assume all the monitoring wells will be installed with screens from 12 to 22 feet below ground surface (bgs).

- 1) A source area monitoring well in front of the former Erfurth's Citgo on the NE side of STH 92, between the small entrance door to the garage and the highway, placed in the ROW as close to the highway as possible.
- 2) An upgradient monitoring well on the SW side of STH 92 in the ROW, next to or NW of the driveway entrance to the home/business across highway 92 from the former Erfurth's Citgo station.
- 3) A sidegradient monitoring well on the north side of Davis St. in the ROW approximately 60 feet SW of MW-2.

- 4) A sidegradient monitoring well on the south side of Davis St. in the ROW approximately 40 feet SW of MW-4.
- 5) A downgradient sentinel monitoring well on the SW side of STH92 in the ROW approximately 100 feet SE of MW-3. A piezometer will also be nested with this monitoring well and will be screened from 30-40 feet bgs.

The boring for the piezometer may encounter competent bedrock. The consultant performing the work under the bid award shall be prepared to advance the piezometer boring using bedrock drilling techniques, if necessary. Consequently, bidders shall include the cost of this contingency in their bids.

The borings for the well installations shall be sampled at 2.5-foot intervals and evaluated for soil classification and field screened for volatile vapors using a PID. Collect soil samples for analyses for PVOCs and lead from the intervals with the two highest PID values from each boring. An exception would be the piezometer nest where only one boring needs to be sampled while drilling.

Develop the newly installed wells and survey them to the existing monitoring well network. Dispose of all the produced drilling waste.

After installation of the additional wells conduct a year of quarterly groundwater monitoring from all the wells in the monitoring network. The initial round of samples from the newly installed wells will be for VOCs plus dissolved lead. Subsequent sampling from the newly installed wells shall be for PVOCs plus dissolved lead. All other wells will be sampled for PVOCs plus dissolved lead. If measurable free product (>0.01 feet, not a sheen) is encountered in any well during a sample round no analytical samples shall be collected. Measure water levels in all wells for all rounds. Analyses for dissolved lead may be modified upon written approval from the DNR project manager. Groundwater sampling costs shall include all associated waste disposal costs.

In addition to quarterly groundwater monitoring, MW-2 (or any other well that shows measurable free product) shall be evaluated monthly for the presence of free product. If free product is encountered, measure the thickness and abate by hand bailing. For months where quarterly groundwater monitoring is also being conducted, the free product evaluation/bailing shall be coincident with the groundwater sampling event. Free product evaluation and bailing costs shall include all waste disposal costs.

All soil, groundwater and free product wastes shall be properly handled, stored, and disposed of upon completion of the field activities indicated under this bid.

Provide a letter report 30 days after receipt of the laboratory reports for the initial round of groundwater sampling. This report will also provide the results of the soil borings and well installations. This report shall also include a summary table of all the historical groundwater sampling results and any free product abatement results under this work scope. The letter report will provide an updated base map, a groundwater flow map, and a groundwater plume map.

Provide three additional letter reports 30 days after receipt of the laboratory reports for each respective quarterly sampling event. Provide updated maps and summary groundwater and free product results tables.

Reporting per Comm 47.70 is required for the duration of this bid scope.

A PECFA claim shall be submitted upon completion of the activities per the bid scope.

The winning bidder will not be allowed to move costs between the line items on page 2 of the bid response without prior Commerce approval.

The initial bid cost cap for this project will be only for the phase 1 work as indicated by the winning bidder's response. Costs for the phase 2 work will be approved after successfully completing the phase 1 work. The bid will be awarded to the winning bidder with the lowest compliant total bid cost.

### **SECTION 3 - Reporting Timeframes:**

Within *60 days* of the Commerce notification of the maximum reimbursement amount, the responsible party (RP) must execute a written contract with one of the firms that submitted a bid. Failure to execute the written contract within this time will result in ineligibility of interest expenses incurred from the date of the reimbursement cap letter until a contract is executed and work commences at the site. Work must commence within *45 days* of signing a contract. There are specific reporting requirements in Comm 47.70 to monitor the progress of activities at each bid site and there may be additional reporting requirements outlined above. The consulting firm that is contracted to complete the scope of work is required to report the progress of this site to Commerce electronically on the web site at each of the following points:

1. Within fourteen days of executing or terminating a contract with the RP.
2. Three months after entering into the contract with the RP.
3. Twelve months after beginning the work in the successful bid, unless the project is completed before that time (point 6 applies).
4. Twelve months after submitting the previous report (point 3), unless the project is completed before that time (point 6 applies).
5. No later than 10 days after encountering a change in circumstances (the list of circumstances is in Comm 47.70 (3)).
6. No later than 30 days after completing the work.
7. As directed by Commerce.

If Commerce determines that the consulting firm is failing to make adequate progress to complete the scope of work, Commerce will notify the RP and may reduce the reimbursement to accurately reflect the work completed.

#### **4) Claim Submittal:**

A claim must be submitted to Commerce within 120 days of submitting the report described in *Reporting Timeframe, point #6*. If a claim is not submitted by the deadline described above, interest costs from the date the report (point #6) is submitted to the date the claim is received will not be reimbursed to the

claimant. The claim preparation cost must be included in the Total Bid Amount and is considered within the reimbursement cap.

### **B) Bidder's Strategy for Remedial Action**

Provide a detailed description of the work to be performed. The description must provide sufficient detail to establish that the proposed strategy will be successful in completing the specified scope of work identified above.

### **C) Questions and Answers**

Questions, answers and interpretations will be considered an amendment of this solicitation. All questions must be submitted in writing (fax and electronic mail submittals are acceptable) to the Bid Manager identified in Section 1 of this solicitation. All answers and interpretations shall be in writing from the Bid Manager. Neither the PECFA program nor Commerce shall be legally bound by any amendments or interpretations that are not in writing. Bidders are not to contact other personnel located within the Department of Commerce/Bureau of PECFA concerning the site or the bid solicitation between the Bid Announcement Date and Bid End Date. No further questions will be addressed after the deadline for submitting questions identified in Section 1.

## **SECTION 4 - Conditions of Bid**

The successful bidder will be the entity that complies with all provisions of the bid and provides the lowest total cost, excluding interest, for the site-specific bid requirements described in Section 2. In preparing the bid, the bidder must assume compliance with all applicable codes, including, but not limited to, §Comm 46, §Comm 47, and §NR 700 Wis. Admin. Codes.

The bid Commerce selects to determine the least costly method of remedial action will be the least costly qualified bid. Commerce will rank the bids solely on the basis of cost. Evaluation of bids will continue until the least costly qualified bid is identified. Submittals from an individual or firm during their period of disqualification from bidding, submittals received late and for submittals without a certified commitment (performance assurance and/or signature) will not be considered as bids. Commerce may disqualify a bid for the following reasons:

- Requirements of the bid specifications have not been met.
- The remedial strategy is not appropriate to the geologic setting.
- A Total Bid Amount is insufficient to fund the activities described in the bid specifications.

Commerce reserves the right to reject any and all bids.

Any proposed technology or methods used in the remediation must be allowed for use in the State of Wisconsin and approvable by the agency with jurisdiction (Natural Resources or Commerce).

The bidder Commerce intends to select may be required to provide input to and attend a meeting with the PECFA program and the claimant to explain the bid and remedial approach.

If a bid is disqualified, Commerce will provide written notification to any individual or firm that submitted a disqualified bid. The notification shall specify the reasons for the

disqualification, and inform the individual or firm of their right to protest or appeal the decision. If a bid is more costly than the bid Commerce intends to select, the bid will not be reviewed.

The *Notice of Intent* will identify the least costly bid, disqualified bid(s) and bid(s) not reviewed. The *Notice of Intent* will be sent to the RP and will be posted on PECFA's Internet Web site.

## **SECTION 5 - Instructions to Bidders**

Between the bid start and end dates, bidders shall not discuss or attempt to negotiate any aspects of the bid with the RP, other potential bidders or program staff without prior approval of the Bid Manager identified in Section 1. Infractions will result in rejection of the violator's bid and may result in a formal complaint being filed with the Department of Regulation and Licensing.

If access to the site is necessary for the preparation of a bid, access shall be arranged through the Bid Manager. If the Bid Manager is not able to arrange site access, this will not delay the bid process nor negate the comparison and selection from among the bids submitted. All costs associated with a site visit or preparation of a bid will be the bidder's responsibility.

The Bidding Process must conform to the following:

1. The Bid Response shall address all the site-specific bid requirements identified in Section 2.
2. The total bid amount to accomplish the stated goal must include all fees, reporting costs, pre- and post-closure costs and costs for establishing restrictions or institutional controls, when applicable (interest costs are excluded).
3. The submittal must include a copy of the Bid Response document signed by a Professional Engineer, Professional Geologist, Hydrologist or Soil Scientist licensed by the State of Wisconsin. The appropriate registration number of the professional license must be included. Registration requirements are listed in Comm 5.
4. Bids *cannot* be faxed directly to the program. Documents received by fax will not be considered.
5. Bids, amendments thereto or withdrawal requests must be received by 4 pm on the bid end date.
6. The consulting firm's name must be included and all pages of the Bid Response.
7. All costs must be printed (ink, typewritten or computer). Errors must be crossed out, corrections entered and initialed by the person signing the bid. Correction fluid is not allowed. No bid shall be altered or amended after the time specified for the bid end date.
8. Each bidder shall fully acquaint themselves with conditions relating to the scope and restrictions attending to the execution of the work under the conditions of this bid. The failure of a bidder to acquaint themselves with existing documented conditions shall in no way relieve any obligation with respect to this bid.
9. All amendments to and interpretations of this bid shall be in writing from the Bid Manager. Neither Commerce nor the program shall be legally bound by any amendment or interpretation that is not in writing.

10. This bid is intended to promote competition. If the language, specifications, terms and conditions, or any combination thereof restricts or limits the requirements in this bid to a single source, it shall be the responsibility of the interested bidders to notify the program in writing so as to be received five days prior to the opening date. The bid may or may not be changed; however a review of such notification will be made prior to award.

#### **SECTION 6 - Bidder Disqualification**

Commerce may disqualify from public bidding any individual or firm that has committed any of the following (Comm 47.67 (1) (a)):

- 1) Failed to complete the scope of work within the reimbursement cost cap established through public bidding.
- 2) Failed to complete the scope of work in a bid in a timely manner.
- 3) Failed to follow DNR rules on the bid project.
- 4) Received one or more notices from Commerce under s. Comm 47.62 (2) that assess the financial management of an investigation as unacceptable.
- 5) In any prior occurrence that has been publicly bid, failed to do either of the following:
  - a. Pay subcontractors after receiving payment for them.
  - b. Obtain lien waivers on or before the date of the final payment by the RP or the PECFA program, from all subcontractors paid under subd. 5. a.
- 6) Failed to execute a contract with the RP as required in s. Comm 47.69 (1).
- 7) Failed to commence work within 45 days after executing a contract, as required in s. Comm 47.69 (3).

Commerce may disqualify any individual or firm from performing further work on a project if the individual or firm has not completed any of the six reporting points required in Comm 47.70 and outlined in Section 2 of this bid document. Commerce will review and address the issue as stated in Comm 47.70 (4).



**BID RESPONSE**  
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Department of Commerce PECFA Program

**SITE NAME: Erfurths Citgo**  
**COMMERCE #: 53593-9470-88**  
**BRRTS #: 03-13-187588**

Submit Bid Response To: Cathy Voges  
Public Bid Response  
Department of Commerce PECFA Bureau  
201 W Washington Ave, Madison WI 53703-2790 or  
PO Box 8044, Madison WI 53708-8044

Consulting Firm Name: \_\_\_\_\_  
Complete Mailing \_\_\_\_\_  
Address: \_\_\_\_\_  
\_\_\_\_\_  
Telephone: (     ) - \_\_\_\_\_  
Fax Number: (     ) - \_\_\_\_\_  
E-mail Address: \_\_\_\_\_

Bidder (check one that applies):

<input type="checkbox"/>	Professional Engineer	License # _____
<input type="checkbox"/>	Professional Geologist	License # _____
<input type="checkbox"/>	Hydrologist	License # _____
<input type="checkbox"/>	Soil Scientist	License # _____

Total Bid Amount: \$ \_\_\_\_\_

Print Name: \_\_\_\_\_

Title: \_\_\_\_\_

I certify that I have the authority to commit my organization or firm to the performance of the bid I have submitted.

Signature: \_\_\_\_\_

Personal information you provide may be used for secondary purposes [Privacy Law, s. 15.04(1)(m)].

**BID RESPONSE**  
**(2<sup>nd</sup> Page)**

Department of Commerce PECFA Program

**SITE NAME:** Erfurths Citgo  
**COMMERCE #:** 53593-9470-88  
**BRRTS #:** 03-13-187588

**Consulting Firm Name:** \_\_\_\_\_

A bid will be considered non-compliant if the bid response does not include a separate tabulation of costs for each activity.

Phase 1 work scope	\$	
Phase 2 work scope:		
Install five monitoring wells and a piezometer as indicated in the bid specification. Develop and survey the new well installations, and dispose of waste.	\$	
One year of quarterly groundwater sampling as indicated in the bid specification. Dispose of waste	\$	
One year of monthly free product abatement as indicated in the bid specification. Dispose of waste	\$	
Four quarterly letter reports as indicated in the bid specification and reporting per Comm 47.70	\$	
PECFA Claim Preparation	\$	
<b>Total Bid Amount</b>	\$	